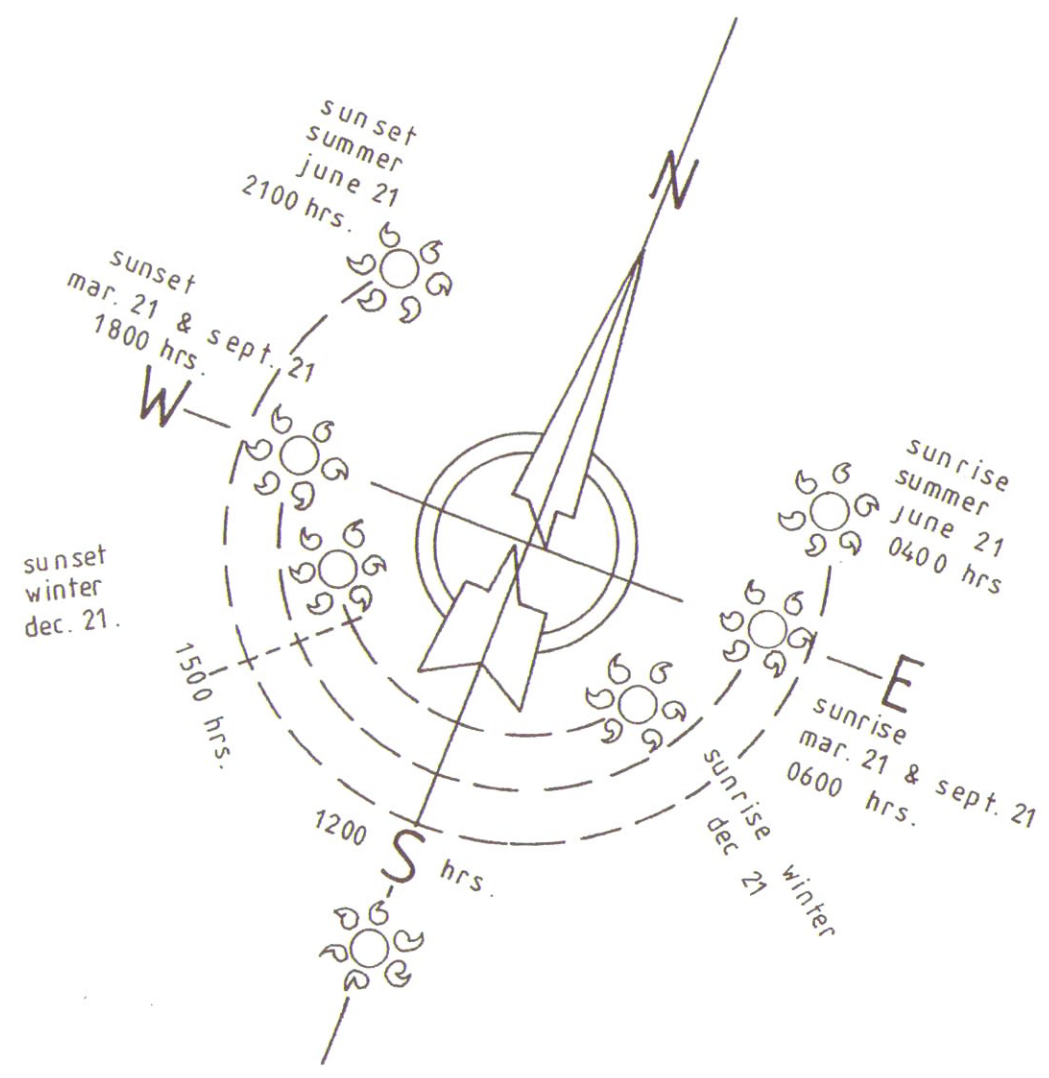




Summerhill Scheme Option 1 Se House Mix Schedule of Accommodation:

Private Dwellings:	
'D' : 'Deganwy'	: Three Bed. Detached House Type = 3N6 x 920 sq.ft. each = 2,760 sq.ft.
'K' : 'Alvanley II'	: Four Bed. Detached House Type = 3N6 x 1690 sq.ft. each = 5,070 sq.ft.
'RI' : 'Richmond I'	: Four Bed. Detached House Type = 2N6 x 1318 sq.ft. each = 2,636 sq.ft.
'RII' : 'Richmond II'	: Four Bed. Detached House Type = 1N6 x 1458 sq.ft. each = 1,458 sq.ft.
'C' : 'Conway'	: Four Bed. Detached House Type = 3N6 x 1672 sq.ft. each = 5,016 sq.ft.
'T' : 'Brenig'	: Three Bed. Detached House Type = 3N6 x 960 sq.ft. each = 2,760 sq.ft.
	Total = 24,620 sq.ft.

Affordable Dwellings applies to 25 or more dwellings @ 25% of the total amount of dwellings = 0 No.

Public Open Space (P.O.S.):
1.46 HA. (1 acre or 4050 sq.m.) minimum of P.O.S. per 50 dwellings required.
4050 units = 1,620 sq.m. (0.462 HA. or 400 acres) required to P.O.S. with 8.6 C.U.P.
Public Open Space (P.O.S) Site Area total = 0.622 acres (0.252 HA. or 2,526 sq.m.) = Full P.O.S. provision.
Therefore, the site has provided 0.223 acres/0.090HA./906 sq.m. over the minimum required P.O.S. area.

Gross Site Area Total.....= 2,596 acres (1,050HA. or 10,508 sq.m.)
Net Developable Site Area total.....= 1,972 acres net. (0.798 HA. or 7,982 sq.m.)

Density.....= 20 total dwellings divided by 1,972 acres net. = 10.141 dwellings per acre.
= 20 total dwellings divided by 0.798 HA net. = 25.062 dwellings per hectare.
= 24,620 total sq.ft. divided by 1,972 acres net. = 12,484 sq.ft. per acre.



Axis Architectural Services Ltd.
Riverdale, Severn Lane, Welshpool, Powys, SY21 7BB.
T: 01938 555318 M: 07790 506633 E: timjones@post.com
Location:
Land adjoining: Chestnut Court, Summerhill, Wrexham, LL11 4SP.
Job/Project:
Client:
Proposed Residential Development.

SG Estates Limited.
Drawing Title:
Site Plan as Proposed.
Scale: 1:200 (A.O.) SGE.1/TMJ-05 D
Revision: Drawing No: T.M.J. March 2015
Drawn by: Date:
Revision: Drawing No: T.M.J. March 2015

